

Project Summary and Justification

Department Lincoln City Libraries

Division Administration

Project 1 Bennett Martin Public Library Renovation

The Bennett Martin Public Library, constructed in three phases (1962, 1968, 1978) is in need of renovation. Renovation will provide a modernized facility, which will be able to accommodate the requirements for expanded automated services and technology. The renovation will also include a complete replacement of the heating, ventilating, and air conditioning systems. It will also include replacement of a significant portion of the furniture and fixtures. In the 2002/2003 CIP, this project had a projected cost of \$8,149,500.00 in 2006/2007 dollars. Based on information provided by the Clark Enersen Partners as part of the Space Needs Survey that we are currently conducting, this has been revised to \$9,240,000.00 in 2002/2003 dollars. Using an inflation factor of 5% per year this equates to \$11,235,700 in 2006/2007 dollars.

Project 2 Gere Branch Library Parking Lot Resurfacing

The Gere Branch Library parking lot and accompanying drives, approximately 46,000 square feet, were constructed in 1971. In 1986 they were overlaid utilizing 2" of Type III asphalt and petro-mat. In 1993 approximately 16,000 square feet of additional parking area was added as part of the Gere Branch expansion project. In the fall of 1996 potholes began appearing in the surface of the lot. The lot has been adequately maintained through repairs for a period of approximately 5 years. In addition to the resurfacing of the entire lot, structural repairs are required on a minimum of 10% of the lot surface area prior to resurfacing operations.

Project 3 South Branch Library Roof Replacement

The current roof, a loosely laid, ballasted, EPDM membrane system, was installed in 1986 and was warranted for a period of ten years. During the summer of 1998 we began to experience problems with leakage. Multiple repairs were made extending the life of the roof by approximately 5 years. It is recommended that the roof be replaced in fiscal year 2003-2004; however, due to funding limitations request is being made for funding in FY 2005-2006.

Project 4 Bennett Martin Public Library Roof Replacement, South Portion Unit #1

This roof is a loosely laid, ballasted, EPDM membrane system. Installation was completed in the fall of 1987 and is covered by a 15 year water-tight warranty. This warranty expired in the fall of 2002. Based on current experiences it is requested that this roof be replaced in FY 2002-2003; however, due to funding limitations request is being made for funding in FY 2005-2006.

Project 5 Bethany Branch Library Roof Replacement

The existing roof is a fully adhered EPDM membrane system. It was installed in 1989 and carries a 15-year watertight warranty. Based on current experiences it is recommended that this roof be replaced when the warranty expires in 2004. However, due to funding limitations, the request for funding is being made in FY 2005-2006.

Project 6 Bennett Martin Public Library Cooling Tower Replacement:

The cooling tower serving unit #3 (3rd & 4th floors) at Bennett Martin Public Library needs to be replaced due to deterioration of the tower body. The cooling tower was installed in 1978 as part of the Unit #3 addition. Problems with corrosion damage to the tower structure have plagued us since 1994. During this

time period we have replaced the air plenum and a section of the tower wall. We have also sealed numerous small leaks in the reservoir section of the tower. Currently the cooling tower is located within the confines of the building, which makes service difficult and necessitates that a portion of the north wall of the building be removed and replaced to allow for replacement of the cooling tower. The cost of replacing the tower includes funds to move the cooling tower to the roof. We have determined that the cooling tower needs to be replaced in FY 2002-2003 at a cost of \$54,300. However, due to general revenue limitations, the project had been placed in FY 2006-2007 at a cost of \$50,000, which includes no inflation factor.

*Not included in previous Capital Improvement Program

This page left blank intentionally.

Lincoln CIP 2003 - 2009

Libraries



Legend

Lincoln's Future Service Limit Shown as Gray

Map prepared by
City - Co. Planning Dept
GIS Section

M I L E S
0 1 2 3

○ Existing Library

2(03-04) Project Number & Year

(Capital improvements often take many years to complete. The year shown on this map reflects the start up year or year of greatest activity. Consult the detailed project lists for further information on project scheduling and likely completion.)

List of Projects *Department: Lincoln City Libraries*

Project Number	Project Title
-------------------	------------------

- | | |
|---|---|
| 1 | Bennett Martin Public Library Renovation |
| 2 | Gere Branch Library Parking Lot Resurfacing |
| 3 | South Branch Library Roof Replacement |
| 4 | Bennett Martin Public Library Roof Replacement, South Portion Unit #1 |
| 5 | Bethany Branch Library Roof Replacement |
| 6 | Bennett Martin Public Library Cooling Tower Replacement |

* Indicates project is **NOT** shown on the map.

DEPARTMENT: LIBRARY

FORM A

2003 - 2009 CAPITAL IMPROVEMENT PROGRAM

DIVISION: ADMINISTRATION

(1)	(2)	(3)	5% Inflation per year (4)											
PROJ. NO.	PROJECT TITLE	PROJ. PRIO.	PROGRAMMED EXPENDITURES & FUNDING SOURCES (FS) (000's)											
			2003-2004	FS	2004-2005	FS	2005-2006	FS	2006-2007	FS	2007-2008	FS	2008-2009	FS
1	Renovate Bennett Martin Public Library	B							11,235.7	GO				
2	Resurface Gere Branch Library Parking Lot 56th & Normal	B			110.0	GR								
3	Replace Roof of South Branch Library 27th & South Streets	B					33.2	GR						
4	Replace Roof of Bennett Martin Public Library, Unit 1, South Portion, 14th & N Sts.	B					23.1	GR						
5	Replace Roof of Bethany Branch Library, 1810 No. Cotner	B					24.5	GR						
6	Replace Cooling Tower at Bennett Martin Public Library	B							50.0	GR				
FUNDING SOURCE:														
	GO (General Obligation Bonds)		0.0	0.0	0.0	0.0	11,235.7	0.0	0.0					
	GR (General Revenue)		0.0	110.0	80.8	50.0	0.0	0.0						
			=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====	=====
	DEPARTMENT TOTAL:		0.0	110.0	80.8	11,285.7	0.0	0.0						

FORM B

(5)	(6)	(7)		(8)	(9)	(10)	(11)						(1)
TOTAL FOR SIX YEARS (000's)	COST BEYOND 2008-2009 (000's)	PRIOR APPROPRIATIONS		TOTAL CAP COSTS (000's)	COMP PLAN CONFORM	STATUS OF PLANS	COST BREAKDOWNS FOR SIX-YEAR EXPENDITURES (000's)						PROJ. NO.
		(000's)	YEAR FS	(5)+(6)+(7)			PRELIM PLANS	FINAL PLANS	LAND ACQUISITION	CONST	EQUIP / FURNISH	OTHER (EXPLAIN)	
11,235.7	0.0	20.0	96-97 GR	11,255.7	GCP	1	20.0	414.7	0.0	8,171.5	2042.8	606.7	1
												Fees	
												Tests	
110.0	0.0	0.0		110.0	GCP	1		6.4		103.6		Reimburse	2
33.2	0.0	0.0		33.2	GCP	1				33.2			3
23.1	0.0	0.0		23.1	GCP	1				23.1			4
24.5	0.0	0.0		24.5	GCP	1				24.5			5
50.0	0.0	0.0		50.0	GCP	1				50.0			6
11,235.7													
240.8													
=====													
11,476.5													

This page left blank intentionally.